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Preliminary Landslip Risk Assessment for 105 Arthur Street, Forestville.

This letter report details the results of a preliminary landslip assessment required by Warringah Council as part of their 2011 LEP to accompany all new Development or Building Certificate Applications. It is a review of the design plans followed by a walk over visual assessment of the stability of the existing property, no insitu testing was undertaken.

The assessment follows the guidelines as set out in Section E10-Landslip Risk of Warringah Councils 2011 LEP Planning Rules.

1. Landslip Risk Class:

The site is located within Warringah Councils Landslip Risk Class "B" which is classified as Flanking Slopes of between 5° and 25°.

2. Site Location:

The site, 105 Arthur Street is located on the low south side of the road on the south side of a broad north to south striking ridge line within gently then moderately south dipping topography.

3. Proposed Development:

It is understood that the proposed works involve construction of an extension to the existing upper level of the house. The works appear to require no excavation, filling or new footings.

4. Existing Site Description:

The site is rectangular in shape and covers an area of approximately 820m² in plan as referenced from the provided survey drawing. It is located on the low south side of the road within moderately south dipping topography and the elevation varies between a high of RL101.9m adjacent to the north-east corner and a low of RL93.5m near the south boundary of the site. It is a rectangular shaped block with north/south, front/rear boundaries of 20.37m and east/west side boundaries of 40.24m as determined from the survey plan provided. An aerial photograph of the site and its surrounds is provided below (Photograph 1), as sourced from Google Earth.



Photograph 1: Aerial photo of site (outlined red) and surrounds

The site contains a three-storey rendered residence located within the front half of the site and an in-ground pool adjacent to the east boundary. A timber deck is located to the south of the site residence constructed adjacent to a broadly approximately east west trending cliff line which varies between approximately 1.5m-2.0m in height. The residence appeared in good condition with no signs of cracking visible in the external walls.

A lawn occupies the rear of the property which is gently south dipping and is bounded by timber paling fencing adjacent to the east, south and west boundaries. Access to the backyard is via a gate and concrete steps between the site house and east property boundary.

The road pavement is bitumen with concrete kerb, it is west dipping and in good condition where it passes the site. The road reserve comprises a gentle sloping grass strip with a concrete driveway crossing which is in good condition. The front garden contains brick and concrete paved areas and steps which provide access from Arthur Street easement.

Bedrock is visible within the cliff line adjacent to the timber decking and underlying the west of the site house. The exposures comprised medium strength sandstone with no significant zones of weaker material or signs of instability observed.

5. Neighbouring Property Conditions:

The site is bordered to the north, east, south and west by Arthur Street easement, 103 Arthur Street, No.14 and No.16 Boree Road and No.107 Arthur Street.

No.103 contains a two storey brick house with front and rear gardens and driveway.

No.14 and No.16 both contain single storey brick residences with rear garden and pool with No.14.

No.107 contains a three-storey rendered residence, pool and concrete access driveway.

A limited inspection of these neighbouring properties from within the site and public roadway reserve did not identify any signs of previous or impending landslip instability.

6. Assessment:

Based on the above items and on Councils flow chart check list (Page: 2 of 2 in Section E10), i.e., does the present site or proposed development contain:

- | | |
|--------------------------------|-----|
| • History of Landslip | No |
| • Proposed Excavation/Fill >2m | No |
| • Site developed | Yes |
| • Existing Fill >1m | No |
| • Site Steeper than 1V:4H | No |
| • Existing Excavation >2m | No |
| • Natural Cliffs >3m | No |

It is considered that a detailed Landslip Risk Assessment is not required for this Development at this stage.

7. Date of Assessment:

22 July 2021

8. Assessment by:



Kieron Nicholson
Senior Engineering Geologist

9. References:

- Architectural Drawings – Leung Architects, Job No.: 2105, Drawing No.: GA.02 to 04, dated May 2021, Issue A
- Survey Drawing -True North Surveys, Reference: 2177TN, Dated: 03/05/2021